



BK 6148 PG 123

Warranty Deed

002896

Kyvele G. St. Peter
of Waterville
(being unmarried), for consideration paid,
grant to Kostas Christos Gregory, whose mailing address is 9 Myrtle Street

Kennebec County

of Waterville, Maine
with Warranty Covenants,
the land in Waterville

Kennebec County

Kennebec County, Maine.

See Exhibit "A" which is hereto annexed and made a part hereof.

NO TRANSFER
TAX PAID

spouse of the grantor, releases all rights in the premises conveyed.

Witness my hand and seal this

day of February, 19X 2000.

Print
or type
name
beneath
signature

Kyvele G. St. Peter

Sidney H. Geller

Witness

Witness

State of Maine, County of

Kennebec

as:

February

XX 2000.

Then personally appeared the above named Kyvele G. St. Peter

and acknowledged the foregoing instruments to be her free act and deed.

Before me,

Sidney H. Geller

Print or type name

- ☐ Justice of the Peace
☒ Attorney at Law
☐ Notary Public

Sidney Geller

Exhibit "A"

P/O 58-64

58-64

A certain lot or parcel of land situate in said Waterville and bounded and described as follows, to wit: Beginning at a point in the northerly line of Myrtle Street and at the southwesterly corner of land of Kyvele Gregory; thence westerly along the northerly line of Myrtle Street a distance of sixty-one (61) feet, more or less to a pin; thence at a right angle and in a northerly direction one hundred twenty-four and four-tenths (124.4) feet, more or less, to a pin; thence at a right angle and in an easterly direction a distance of sixty-one (61) feet, more or less, to the northwesterly corner of land of Kyvele Gregory; thence southerly and along said Kyvele Gregory's westerly line a distance of one hundred twenty-four and four-tenths (124.4) feet, more or less, to the point begun at. Being a part of the premises conveyed to Laura P. McLellan by David M. Scribner et al by warranty deed dated August 2, 1938 and recorded in said Registry of Deeds in Book 745, Page 187.

Being the same premises conveyed to the herein grantor by warranty deed from Byron D. McLellan, et al dated May 13, 1959 and recorded in the Kennebec Registry of Deeds in Book 1150, Page 470.

RECEIVED KENNEBEC SS.

2000 FEB -9 AM 9:00

ATTEST: *Laura Bush Mann*
REGISTER OF DEEDS

WARRANTY DEED

NO TRANSFER
TAX PAID

58-64

Know all Persons by these Presents,

003265

That I, KYVELE GREGORY, now known as KYVELE GREGORY ST. PETER in consideration of One Dollar and other valuable consideration paid by, KOSTAS C GREGORY, whose mailing address is 9 Myrtle Street, Waterville, Maine 04901, the receipt whereof I do hereby acknowledge, do hereby **give, grant, bargain, sell and convey** unto the said KOSTAS C. GREGORY, his heirs and assigns forever,

A certain lot or parcel of land situate in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:-

Beginning at a point in the northerly line of Myrtle Street forty (40') feet westerly of land conveyed by Sarah J. Scribner to Marion H. Leslie et al, measuring on said north line; thence northerly at right angles to said Myrtle Street One Hundred Twenty-four and four tenths (124.4') feet; thence westerly parallel to said Myrtle Street Sixty-six (66') feet; thence southerly at right angles to said street; thence by said street to the point of beginning.

Being the same premises conveyed to Kyvele Gregory, now known as Kyvele Gregory St. Peter by deed of Vera T. McLellan, Charlotte A. McLellan, Byron D. McLellan, and Christine M. McLellan dated October 1, 1958 and recorded in Kennebec County Registry of Deeds, Book 1131, Page 120.

To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said Kostas C. Gregory, his heirs and assigns, to him and their use and behoof forever.

And I do covenant with the said Grantee, his heirs and assigns, that I am lawfully seized in fee of the premises, that they are free of all encumbrances, that I have good right to sell and convey the same to the said Grantee to hold as aforesaid, and that I and my heirs shall and will **warrant and defend** the same to the said Grantee, his heirs and assigns forever, against the lawful claims and demands of all persons.